

COUNTY AIRPORT PROPERTY (CONSERVATION AND TRAIL EASEMENTS)

Total score: 170 points

APN: 209-050-25
Size: 204.42
General Plan: Planned Industrial (PI), Governmental Facilities (G), and Open Space (OS)
Zoning: Industrial (M) and Open Space (O-S)
LFMZ: 5
Location: Northeast corner of El Camino Real and Palomar Airport Road.

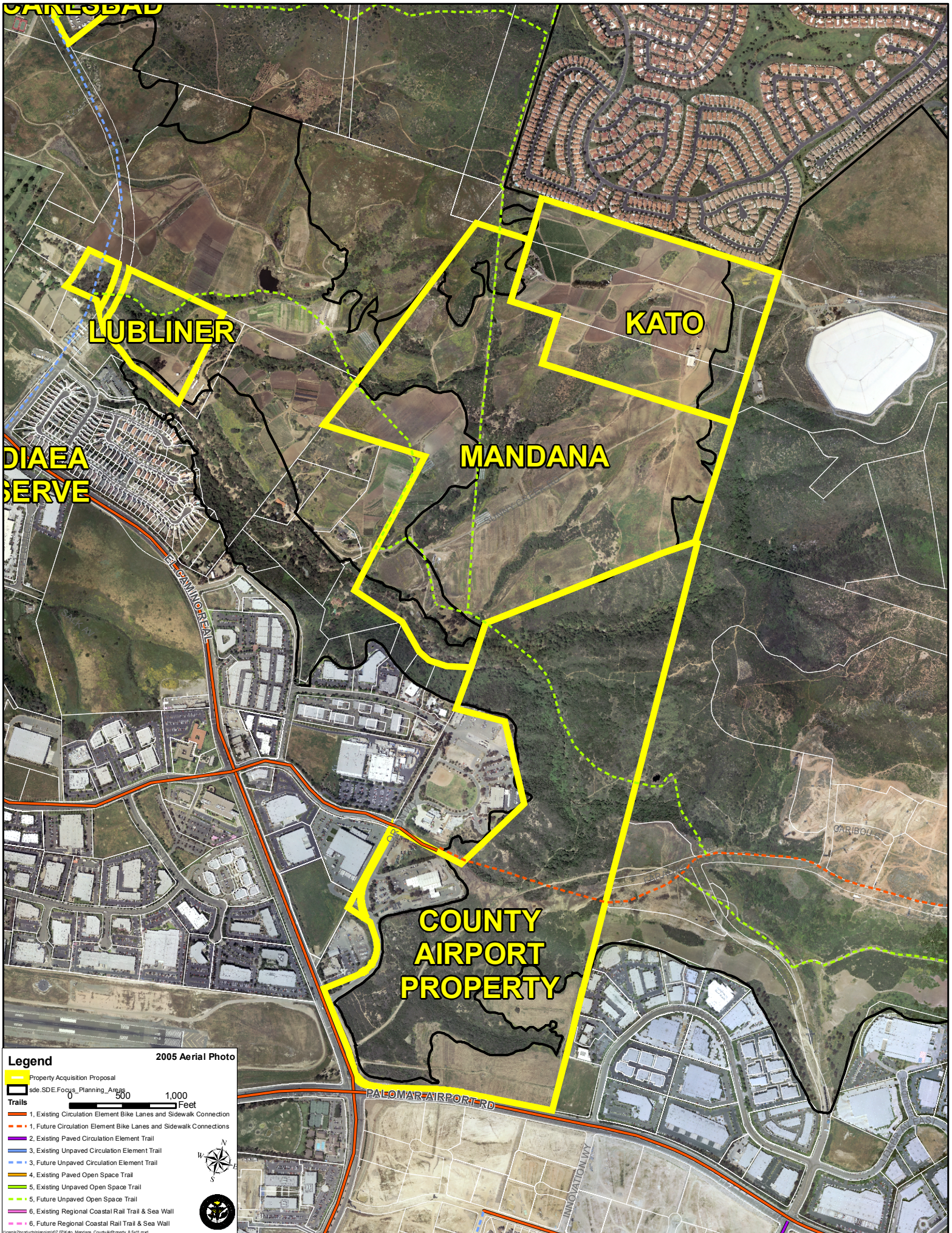
Property Owner: County of San Diego

Property Background: Approximately 108 acres of the property is currently under a Conservation Easement offered as partial mitigation for the adjacent Carlsbad Oaks North industrial development. Faraday Avenue also traverses the southern portion of the site.

A Citywide trail is shown along the alignment of Faraday Avenue as well as traversing the northern portion of the site. According to the Parks Department, trail planning in this area is not scheduled for many years.

The site is designated "Not a Part" of the HMP. Since the property is designated as open space, it is likely that the County will use the conserved native habitat acreage to count towards their North County MSCP (currently in preparation). Therefore the City would not be able to count any additional conservation towards the Core Area acquisition requirements.

Committee Comment: At their meeting of January 12, 2007, the Committee heard testimony from the Vice President of the San Diego Mountain Biking Association, stating the Association's desire for the City to acquire multi-purpose trail easements through the County Airport Property for use by the public.



Open Space Nomination - Preserve Calavera # 7

Parcel Name: San Diego County

Location: Bordered by Orion Street to the west, Carlsbad Oaks North to the east, the Mandana property to the north and future Faraday Avenue to the south (map attached).

Parcel Number: 20905025

Acreage: 204.42 acres - entire parcel

Note : The request is to acquire the portion of the parcel north of the extension of Faraday that was not already acquired as mitigation for the Carlsbad Oaks North project.

Submitted by: Preserve Calavera
5020 Nighthawk
Oceanside, CA
760-724-3887

Description of parcel by Ranking Criteria:

Group A

- ___24___ The Multiple Habitat Conservation Plan (MHCP) Vol. II Section 4 (copies attached) identifies a major population of Nuttall's Scrub Oak (*Quercus dumosa*). Also documented are Orcutt's brodiaea (*Brodiaea orcuttii*), Burrowing Owl (*Speotyto cunicularia hypugaea*), Northern Harrier (*Circus cyaneus*) and Cooper's Hawk (*Accipiter cooperii*).
- ___23___ This area provides connectivity between Carlsbad Oaks North to Link C. It is with Core 5. The proximity will greatly improve the wildlife corridor function. Mountain lion scat was found on this site about 2 years ago by members of the San Diego Tracking Team. While the remaining habitat size in this area is too small to support resident mountain lions, its selection as a movement corridor for a mountain lion is testament to the high quality of the habitat, minimal human impacts, and importance for movement of less demanding species.
- ___22___ The parcel serves both habitat and trail link purposes.
- ___21___ The property would provide for a missing trail linkage identified on the City's Comprehensive Trail Master Plan.
- ___20___ The parcel contains Coastal sage scrub, chaparral and riparian habitats.

Group B

___14___

Parcel meets many of the criteria of the OSCRMP including : preservation of plant & animal life, habitat for wildlife species, links and corridors that enhance the preservation of natural resources. Parcel is in the Carlsbad Hydrologic Unit Watershed , and Agua Hedionda sub-watershed area. It includes a key reach of LaMirada Creek within a steep canyon. The area has a history of use by mountain bikers because it provides a challenging biking experience and is the only location that provides a link between Carlsbad Oaks North and the core open space habitat at Calavera. Increasing the area of open space enhances the biking experience while reducing the area of development and the air pollution that comes with it from increased auto trips. This parcel addresses categories 1 preservation of natural resources, 2 outdoor recreation, 4 aesthetic value, and 5 public health and safety.

___13___

This parcel is located within the Habitat Management Plan (HMP) Focus Planning Area Core 5.

___12___

This parcel is located within HMP preserve system Core 5.

___11___

This parcel contains priority habitat types per the HMP. There are Oak woodlands as well as Oak riparian habitat and a year round creek. The coastal sage scrub is likely occupied by California gnatcatchers.

Group C

___?___

Unknown

___4___

Preservation of this parcel would expand scenic vistas both along trails through the property and along the planned extension of Faraday. Acquisition would preserve any existing cultural heritage for further study/enjoyment. Enhances and expands native plant repositories and wildlife corridors.

___3___

Natural creek flow promotes natural filtration of urban run-off and provides improved water quality for the watershed through to the Aqua Hedionda Lagoon, an impaired waterbody, and our precious coast. Preserving the uplands will increase the area of filtration of urban run-off and provide improved water quality for the watershed. This natural absorption greatly reduces flow volume and creek channel erosion. This reach of La Mirada creek is just above the confluence with Agua Hedionda. Protecting this reach of the creek will improve the downstream impacts on Rancho Carlsbad , an area that has chronic flooding problems.

___2___

The majority of this parcel is mostly untouched.

___1___

The parcel contains wetlands where development will not be allowed and very steep slopes where it would violate local slope and hillside protection ordinances. There likely is little or no buildable land on this site without extreme cost, and high potential degradation of the watershed.

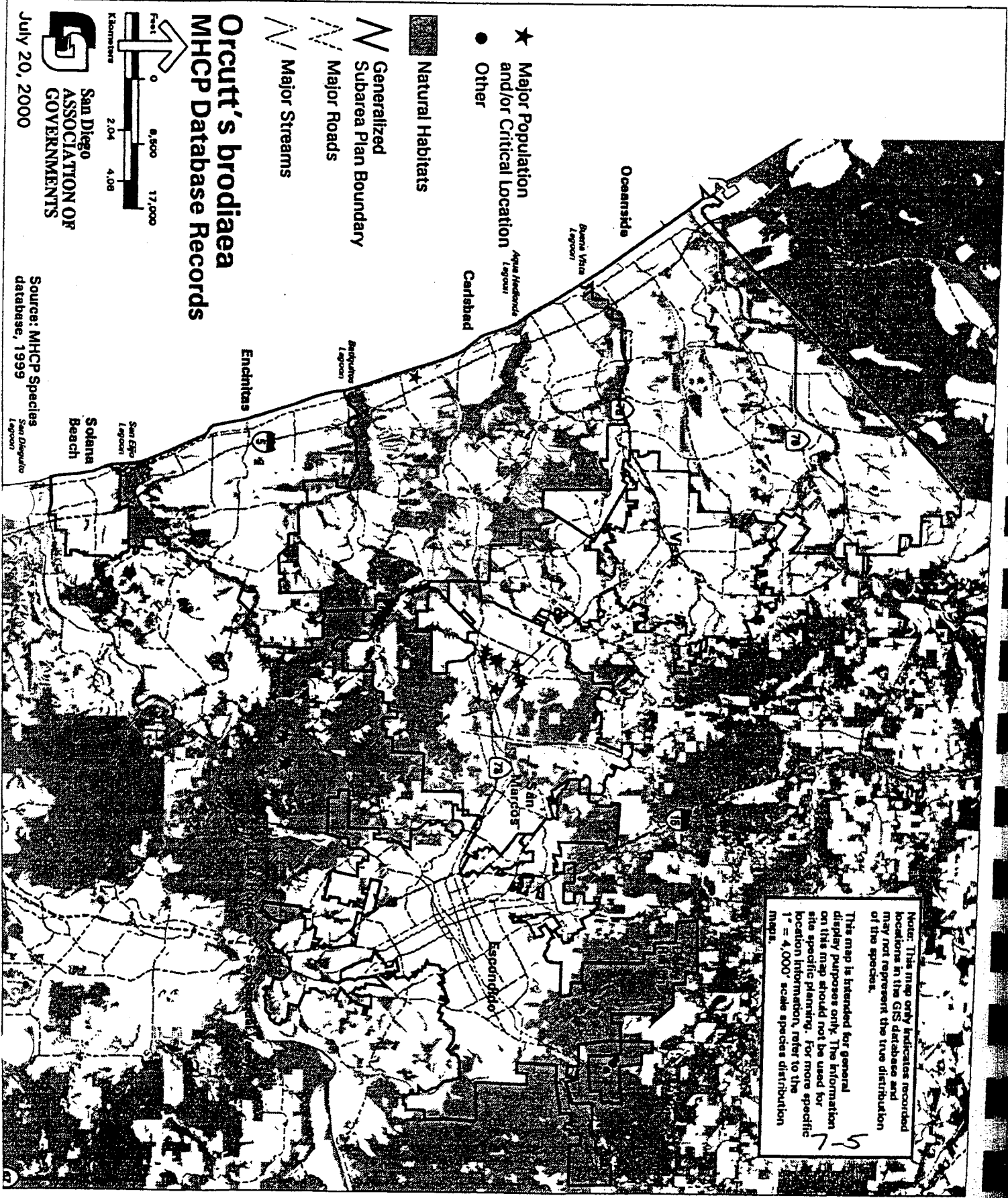
170

Estimated minimum points

Note: This map only indicates recorded locations in the GIS database and may not represent the true distribution of the species.

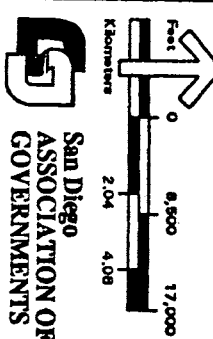
This map is intended for general display purposes only. The information on this map should not be used for site specific planning. For more specific location information, refer to the 1" = 4,000' scale species distribution maps.

7-5



Orcutt's brodiaea **MCHP Database Records**

- ★ Major Population and/or Critical Location
- Other
- [Hatched Box] Natural Habitats
- [Thick Line] Generalized Subarea Plan Boundary
- [Double Line] Major Roads
- [Wavy Line] Major Streams



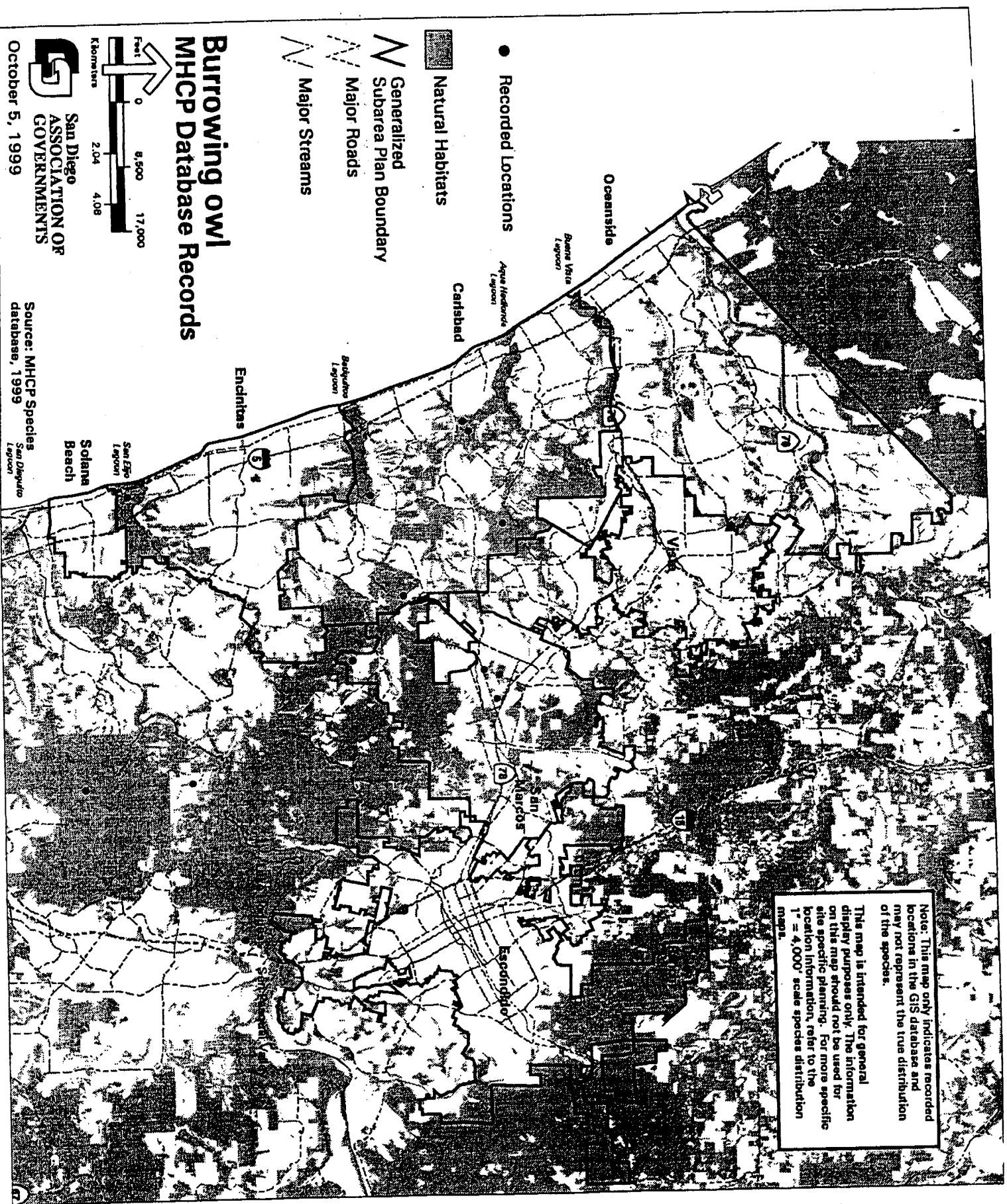
July 20, 2000



Source: MCHP Species database, 1999

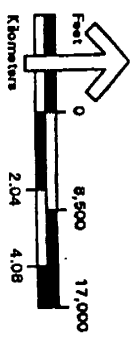
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Burrowing owl MCHP Database Records

- Recorded Locations
- Natural Habitats
- - - Generalized Subarea Plan Boundary
- == Major Roads
- ~ Major Streams



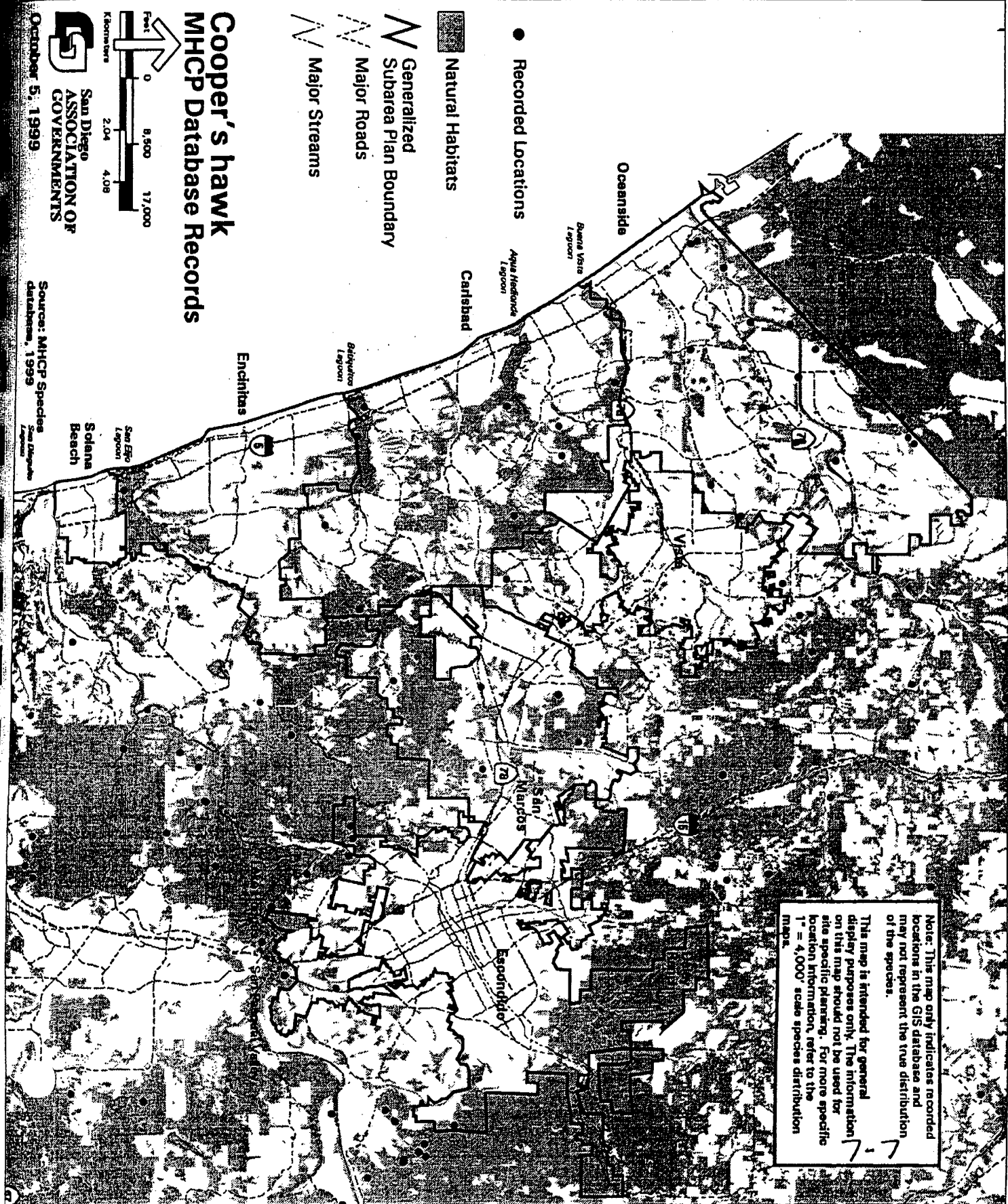
San Diego
ASSOCIATION OF
GOVERNMENTS

October 5, 1999

Source: MCHP Species
San Diego
database, 1999

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Cooper's hawk
MHCPC Database Records

San Diego
ASSOCIATION OF
GOVERNMENTS

October 5, 1999

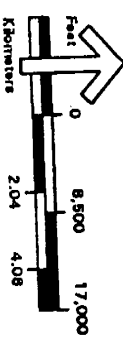
Source: MHCPC Species
database, 1999

Note: This map only indicates recorded locations in the GIS database and may not represent the true distribution of the species.

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- Recorded Locations
- Natural Habitats
- ▮ Generalized Subarea Plan Boundary
- Major Roads
- Major Streams

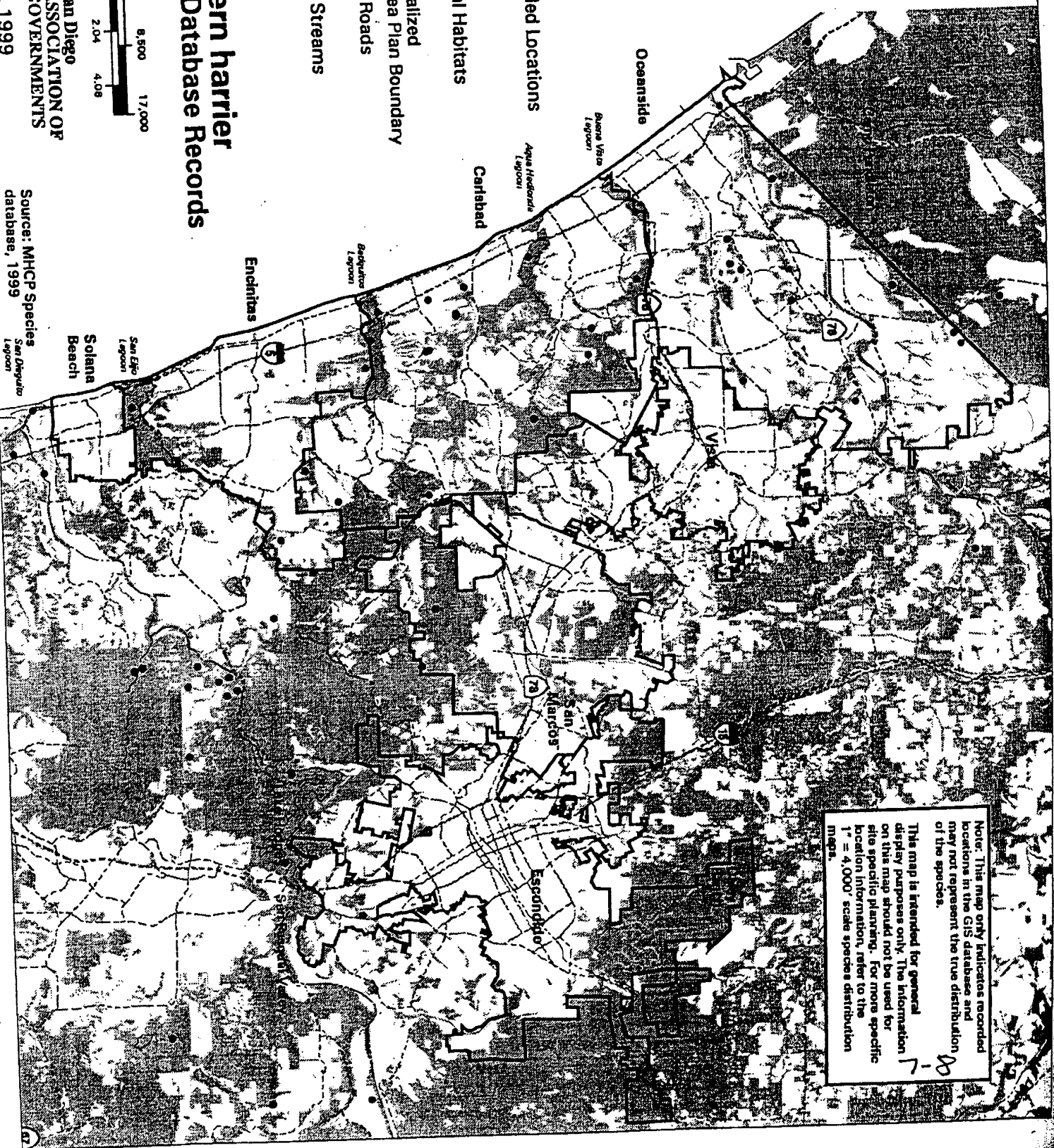
Northern harrier MHCP Database Records



San Diego
ASSOCIATION OF
GOVERNMENTS

October 5, 1999

Source: MHCP Species
database, 1999



KATO PROPERTY

Total Score: 168 points

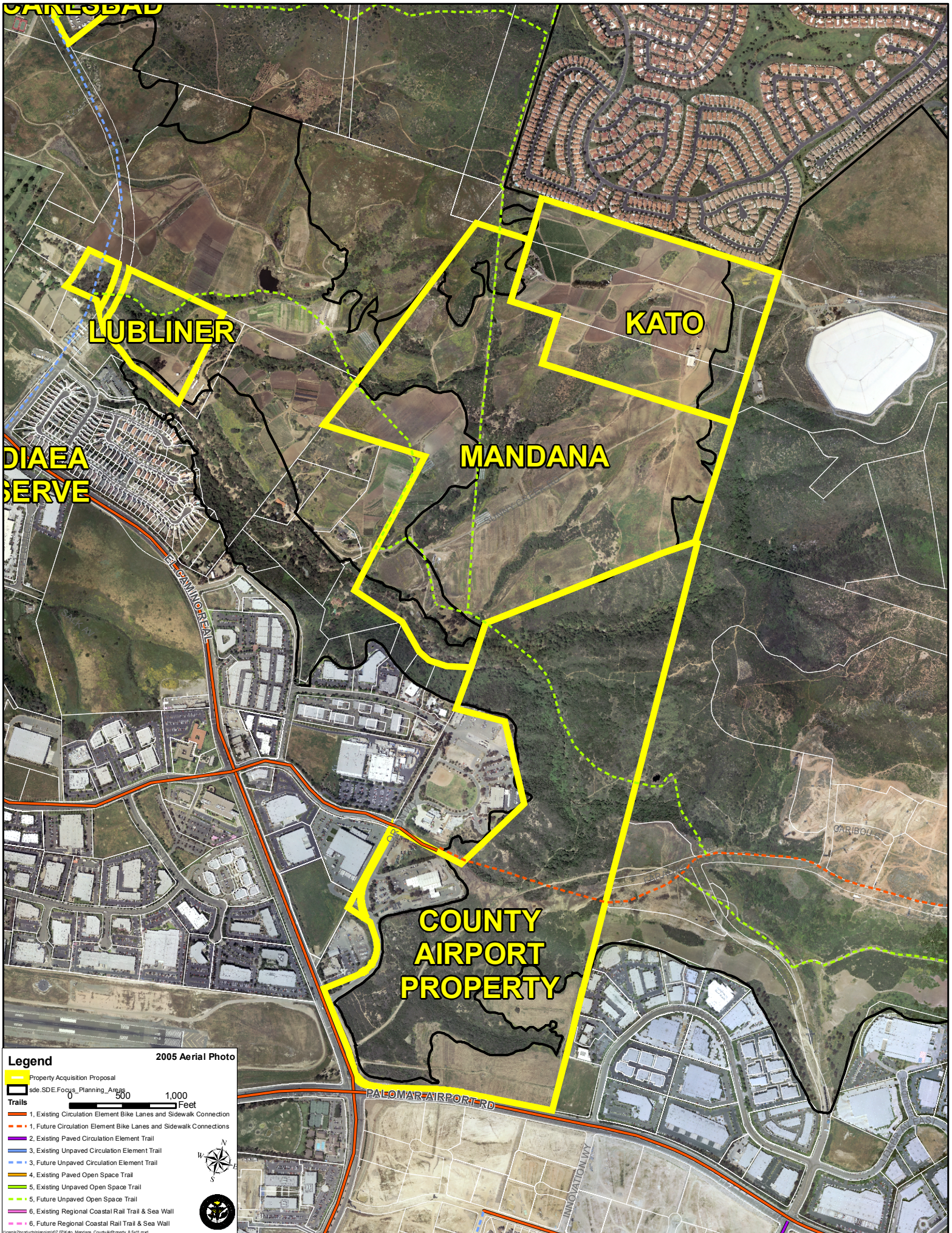
APN: 209-070-04, -05, -08
Size: 73.1 acres
General Plan: Residential Low Density (RL) and Open Space (OS)
Zoning: Residential- Agriculture with 10,000 square foot minimum lot size (R-A-10) and Limited Control (L-C)
LFMZ: 15
Location: West of Maerkle Reservoir, east of El Camino Real.

Property Owner: Kato Family Trust

Property Background: The site is located within an approved Specific Plan Area (SP 191) which calls for low density residential development. Site is mostly cleared for agriculture.

The site is a Standards Area in the HMP Preserve therefore certain preservation standards must be met on-site prior to development of the site. The site serves as a linkage between two significant core areas of the HMP.

Funding: According to the Wildlife Agencies, the site's location and existing native vegetation could allow it to qualify for acquisition funds from the Section 6 Habitat Conservation Plan Land Acquisition Program. These funds are awarded on a competitive basis. If funds are available from this program, the City would be required to provide up to 25 percent matching funds.



Open Space Nomination - Preserve Calavera # 5

Parcel Name: Kato

APN 209-070-04	21.23 acres
APN 209-070-05	31.85 acres
APN 209-070-08	20.00 acres

Submitted by: Preserve Calavera
5020 Nighthawk
Oceanside, CA
760-724-3887

Description of parcel by Ranking Criteria:

Group A

___24___

This area is part of the federally designated Critical Habitat for the California Coastal Gnatcatcher. CCG are likely present on site.

___23___

This area is adjacent to the Mandana and Holly Springs properties and the Dawson/Los Monos Reserve. The proximity will greatly improve the wildlife corridor function. The approved development footprint for the Holly Springs/Cantarini project reduced the regional wildlife corridor through this area to less than the minimum 1,000 foot width. Part of the regional corridor is further degraded by the presence of an SDG & E access road that provides no cover for small mammals in a significant portion of the corridor.

___22___

The parcel serves both habitat and trail link purposes.

___21___

The property would provide for a missing trail linkage identified on the City's Comprehensive Trail Master Plan.

___20___

The parcel contains Coastal sage scrub and riparian habitats.

Group B

___14___

Parcel contains many of the City's OSCRMP elements including: plant and animal habitat and watershed land, potential for walking, hiking and biking. Provide prime open space for preservation of aesthetic, cultural and educational purposes. This property would provide for improved buffers between existing communities and the core preserve land. This will reduce the edge effects of development on the core area, improving the biological function of the entire area. Increased size of a habitat fragment equals increased diversity of species that can survive there. Parcel includes a steep slope above an unnamed intermittent tributary of La Mirada Creek. The parcel addresses categories 1 preservation of natural resources, 3 outdoor recreation, 4 separation from surrounding

communities, and 5 public health and safety by providing more open space instead of more development and the associated auto trips and air pollution.

- ___13___ This parcel is located within the Habitat Management Plan (HMP) Focus Planning Area Link C
- ___12___ This parcel is located with HMP preserve system Link C.
- ___11___ This parcel contains priority habitat types per the HMP, including wetlands at the base of the steep slopes and coastal sage scrub. The coastal sage scrub is likely occupied by California gnatcatchers.
- Group C
___?___ Unknown
- ___4___ There are ocean views from the higher elevations on this property that could provide enhancement of scenic vistas of the regional preserve. This property provides an important improvement to what is otherwise a sub-standard section of the regional wildlife corridor in Link C to Calavera Core 3.
- ___3___ Uplands increase the area of filtration of urban run-off and provide improved water quality for the Agua Hedionda sub-watershed.. This natural absorption greatly reduces flow volume and creek channel erosion in the downstream area around Rancho carlsbad which has had long term flooding problems. Further upstream development would exacerbate this existing flooding problem.
- ___0___ This parcel is mostly agricultural with good habitat restoration potential.
- ___1___ Parcel contains a steep canyon, without preservation of the upper reaches (the only developable part of the site) terrestrial wildlife movement will be severely restricted. The area is used for raptor foraging.
- 168 Estimated total points.

MANDANA PROPERTY

Total score: 168 points

APN: 209-070-07
Size: 186.7 acres
General Plan: Residential Low Density (RL) and Open Space (OS)
Zoning: Residential Estate (R-E)
LFMZ: 15
Location: East of El Camino Real, north and south of Sunny Creek Road.

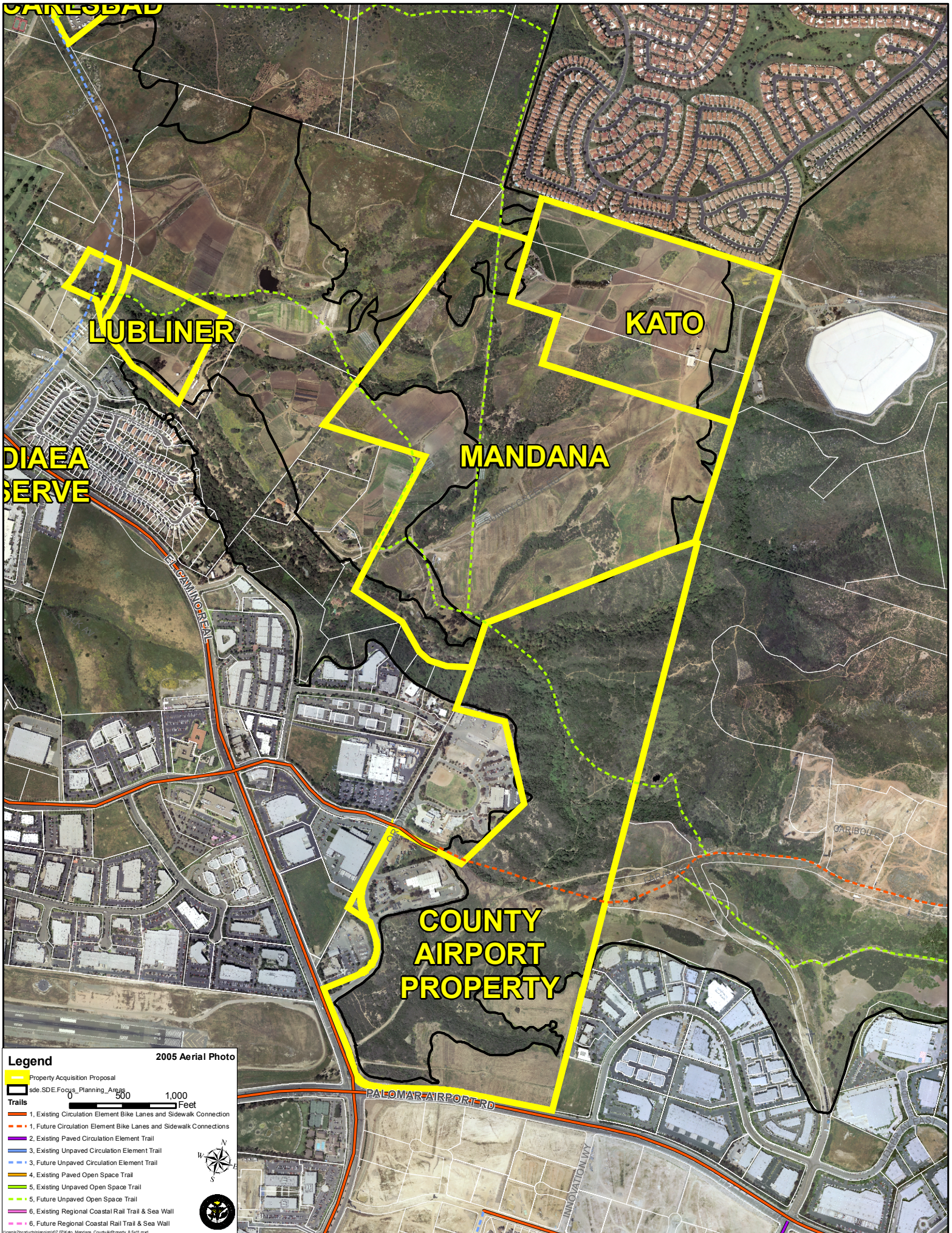
Property Owner: Mandana Cal Co.

Property Background: The site is located within an approved Specific Plan Area (SP 191) which calls for low density residential development. Site is mostly cleared for agriculture.

The site is a Proposed Hardline Preserve Area in the HMP therefore on-site preservation would occur prior to any development of the property. The site serves as a linkage between two significant core areas of the HMP.

Funding: According to the Wildlife Agencies, the site's location and existing native vegetation could allow it to qualify for acquisition funds from the Section 6 Habitat Conservation Plan Land Acquisition Program. These funds are awarded on a competitive basis. If funds are available from this program, the City would be required to provide up to 25 percent matching funds.

Committee Comment: The Committee desired to stress the importance of the Mandana Property for habitat connectivity and vitality, even though its resulting point score was lower than other properties considered.



Open Space Committee Nominations - Preserve Calavera # 6

Parcel Name: Mandana

APN 209-070-07

186.66 acres

Submitted by: Preserve Calavera

5020 Nighthawk

Oceanside, CA

760-724-3887

Description of parcel by Ranking Criteria:

Group A

points

- ___24___ The Multiple Habitat Conservation Plan (MHCP) Vol. II Section 4 (copy attached) identifies Orcutt's brodiaea (*Brodiaea orcuttii*) as found on this property. We believe the area is also part of the federally designated Critical Habitat for the California Coastal Gnatcatcher (*Polioptila californica californica*) and that CCG are likely present on site.
- ___23___ This area is a critical section of the wildlife corridor linkage Link-C from Core 5 habitat at Calavera to Core 3.
- ___22___ The parcel serves both habitat and trail link purposes.
- ___21___ The property would provide for a missing trail linkage identified on the City's Comprehensive Trail Master Plan.
- ___20___ The parcel contains Coastal sage scrub, chaparral and riparian habitats.

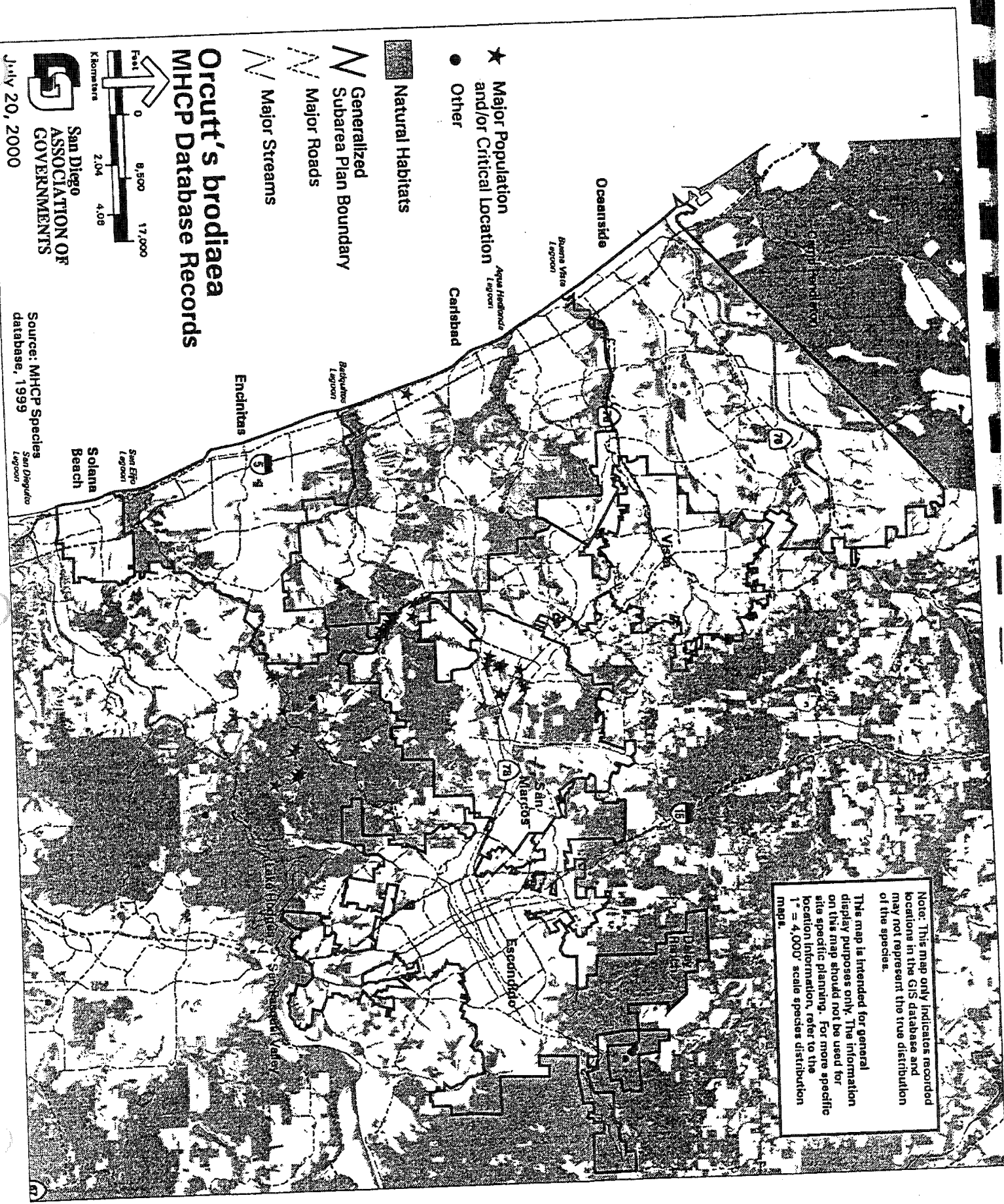
Group B

- ___14___ Parcel meets many of the criteria of the OSCRMP including: preservation of plant & animal life, habitat for wildlife species, links and corridors that enhance the preservation of natural resources. This includes categories 1a, 1b, 1f, and 1g. Parcel is in the Carlsbad Hydrologic Unit Watershed area, as such it serves to enhance/protect the water quality run-off to streams, lagoons and beaches. As a public recreation area there is potential for walking, hiking & biking. This meets categories 3b, 3c, and 3d. It also supports Public Health and safety by improving the wetland buffers, by keeping this parcel undeveloped it helps prevent further decline of local air quality. (Categories 5a, 5b, and 5c.)

- ___13___ This parcel is located within the Habitat Management Plan (HMP) Focus Planning Area Link C
- ___12___ This parcel is located within HMP preserve system Link C.
- ___11___ This parcel contains priority habitat types per the HMP including the sensitive wetland habitats of fresh water marsh, cismontane alkali meadow, southern willow scrub, and southern coast live oak woodland. These four wetland habitats total 18.5 acres. Since over 95 % of the historic wetlands have been lost in San Diego County preserving the little that remains is a high priority. (See attached vegetation survey data from Recon report dated August 17,1999). It is located upslope of the important wetland habitats of La Mirada and Little Encinas creeks so its preservation would provide an indirect benefit to the downstream watershed. There are also Sycamore and Oak woodlands which are also becoming extremely rare. Existing woodlands have recently been impacted from nearby development resulting in displacement of several species such as the northern harrier. The coastal sage scrub is likely occupied by California gnatcatchers.
- Group C
___?___ We have not been able to find cultural resource reports for this site, but the surrounding area includes numerous Luiseno cultural sites dating back 9,000 years and there is likely to have been early occupation on this site as well.
- ___4___ Preservation of this parcel would expand scenic vistas of trails through this area where there are coastal views and where steep terrain and varied habitat types provide exposure to many different habitat types and potentially many different plant and animal species within a relatively small area. Acquisition would preserve cultural heritage for further study/enjoyment.
- ___3___ Uplands and marsh wetlands increase area of filtration of urban run-off and provides improved water quality for the watershed. This natural absorption greatly reduces flow volume and creek channel erosion.
- ___0___ This parcel is partially agricultural with good habitat restoration potential.
- ___1___ The grasslands on this parcel are important for raptor foraging.
- 168 Estimated minimum total points

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★ Major Population and/or Critical Location
● Other

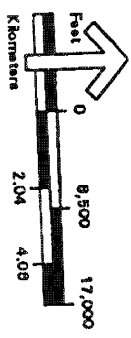
■ Natural Habitats

--- Generalized Subarea Plan Boundary

--- Major Roads

--- Major Streams

Orcutt's brodiaea MHCP Database Records



July 20, 2000

Source: MHCP Species
database, 1999

Ladwig Design Group, Inc.

L-1059
6/14/00

MANDANA PROPERTY

TABULATION OF PROJECT VEGETATION/IMPACTS

	Existing* (Acres)	% of site	Acres Impacted	%	Acres Preserved	%
Fresh Water Marsh	1.4	0.7	1.3	93	0.1	7
Cismontane Alkali Meadow	1.3	0.7	0	0	1.3	100
Southern Willow Scrub	14.0	7.2	2.30	16	11.7	84
Sycamore Woodland	1.8	0.9	0	0	1.8	100
Southern Coast Live Oak Woodland	3.6	1.9	0.03	2	3.57	99
Diegan Coastal Sage Scrub	40.3	20.8	6.44	16	33.86	84
Southern Mixed Chaparral	4.7	2.4	0.38	8	4.32	92
Eucalyptus Woodland	0.5	0.3	0.30	60	0.20	40
Disturbed	5.0	2.6	1.0	20	4.0	80
Agriculture	116.7	60	81.26	70	35.44	30
Developed	4.8	2.5	0.63	13	4.17	8.7
Totals	194.1	100	93.64	48	100.46	52

•Based on Ladwig Design Group, Inc. Plan dated 6/9/00.

*Existing vegetation areas per Recon Biological resources report dated August 17, 1999 (Recon Number 3166B)

A:\Text\shashani014.wpd

703 Palomar Airport Road ♦ Suite 300 ♦ Carlsbad, California 92009
(760) 438-3182 FAX (760) 438-0173

6-4

CUSD FUTURE HIGH SCHOOL SITE (UNDEVELOPED PORTION ONLY)

Total score: 168 points

APN: 168-050-19, 168-050-46
Size: 57.64 acres
General Plan: Residential Low Medium (RLM) and High School (H)
Zoning: Limited Control (L-C)
LFMZ: 14 and 15
Location: Northeast corner of College Boulevard and Cannon Road.

Property Owner: Carlsbad Unified School District

Property Background: The site is the location of a future high school. The proposal therefore only includes that portion of the site that would not be used for high school purposes.

The site is designated "Not a Part" of the HMP. Despite this designation, any conservation on the property by the City could add acreage to the overall conservation requirements of the HMP and proportionately lessen the City's Core Area acquisition requirements, provided the property is incorporated into the City's habitat preserve.

Open Space Nomination - Preserve Calavera # 3

Parcel Name: Carlsbad Unified School District

APN 168-050-46 15 acres

APN 168-050-19 19 acres

Note: The request is to acquire all, or any portion of the site that is designated as excess to the planned use by the Carlsbad Unified School District.

Submitted by: Preserve Calavera

5020 Nighthawk

Oceanside, CA

760-724-3887

Description of parcel by Ranking Criteria:

Group A

___24___ The Multiple Habitat Conservation Plan (MHCP) Vol. II Section 4 (copies attached) identifies a major population of Thread-leaved brodiaea (*Brodiaea filifolia*). Also documented are Coastal California Gnatcatcher (*Poliophtila californica californica*), Orange-throated Whiptail (*Cnemidophorus hyperythrus beldingi*), Northern Harrier (*Circus cyaneus*) and Cooper's Hawk (*Accipiter cooperii*).

___23___ This property would functionally increase the size of Core Area 3, improving its biological value and ability to support a broad diversity of plants and animals. Increasing the core size also reduces the impact of edge effects on the Core area. This increased core size would improve the potential for wildlife movement through this area.

___22___ The parcel serves both habitat and trail link purposes.

___21___ The property would provide for a missing trail linkage identified on the City's Comprehensive Trail Master Plan.

___20___ The parcel contains Coastal sage scrub habitat and some native grassland as well as a small area of Willow riparian. San Diego County has lost an estimated 95% of its historic wetland habitats. The HMP/MHCP requires no net loss of the willow riparian wetland habitat. Preservation is the best method of preserving the existing functions of this wetland.

Group B

___14___ Parcel is part of the Agua Hedionda sub-watershed. A key confluence of streams occurs on site. Preserving this area would help naturally improve the downstream flooding conditions at Rancho Carlsbad. If there is a school on part of the site, preservation of the remainder would provide

unique educational opportunities for students at the school. The Calavera middle and elementary schools already participate in the Communities Alive in Nature program, conducting experiments, and doing invasive plant removal and native plant restoration projects on other parts of the Calavera area core land. The parcel addresses categories 1 preservation of natural resources, 3 outdoor recreation, 4 educational purposes, and 5 public health and safety. It could also provide a greenbelt to buffer the Core area from the dense development planned at Robertson Ranch.

___13___ This parcel is located within the Habitat Management Plan (HMP) Focus Planning Area Core 3

___12___ This parcel is located within HMP preserve system Core 3.

___11___ This parcel contains priority habitat types per the HMP. The coastal sage scrub is occupied by California gnatcatchers. There is a small area of Willow riparian habitat.

Group C
___?___ Unknown

___4___ Parcel provides for scenic connectivity to natural habitats, and a buffer from dense planned new development and the Calavera Preserve.

___3___ Uplands increase area of filtration of urban run-off and provides improved water quality for the watershed. This natural absorption greatly reduces flow volume and creek channel erosion. This is of particular importance here as is it near the convergence of Calavera, Little Encinas and Aqua Hedionda creeks and is adjacent to Rancho Carlsbad that is built in the flood plain and has chronic problems with flooding and drainage.

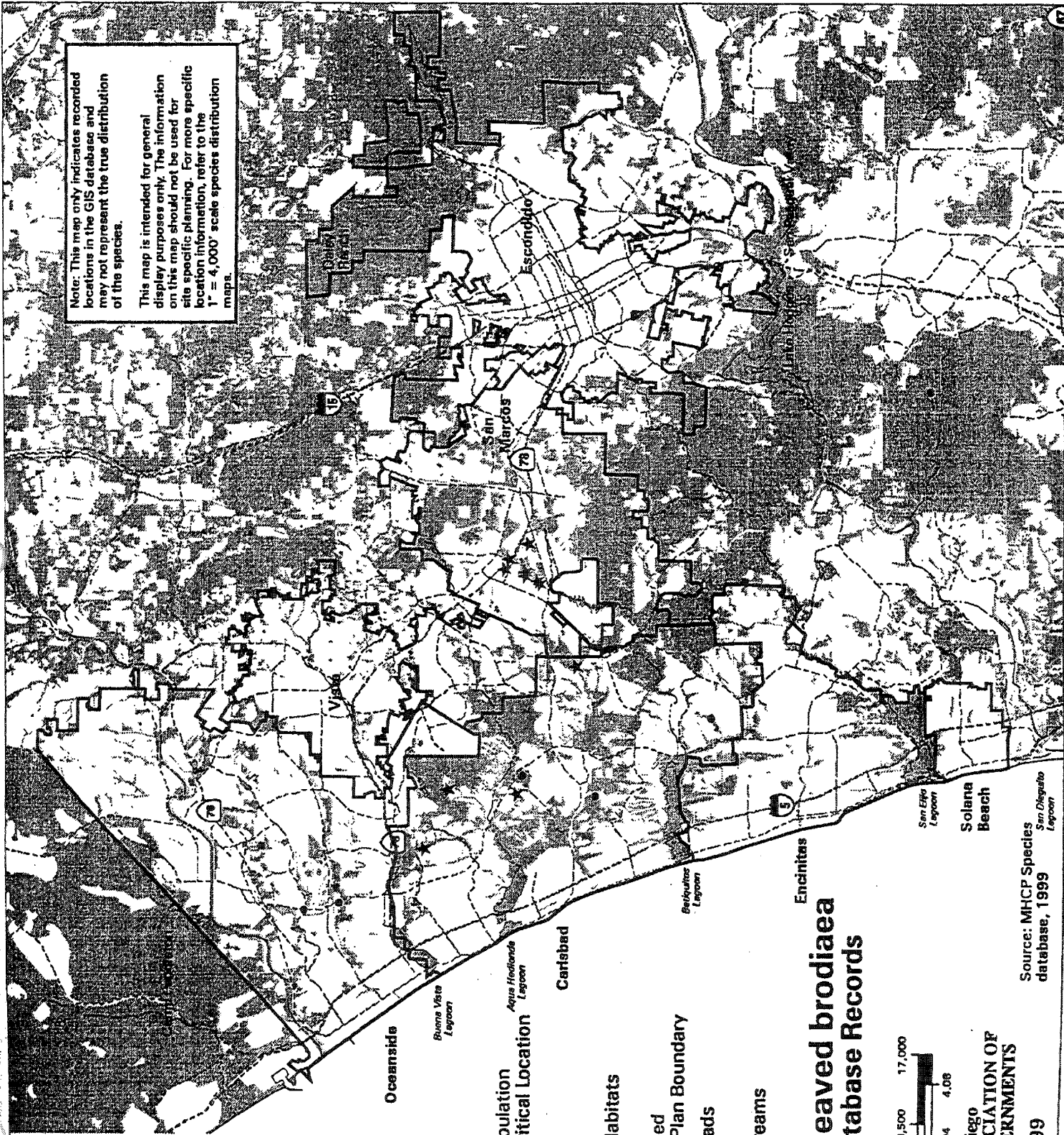
___0___ This parcel is mostly post agricultural with good habitat restoration potential.

___1___ Increasing the natural open space would also help buffer the surrounding residential neighborhoods from the noise and other effects of a high school. Also- where else is there an opportunity to enhance the educational experience by integrating the surrounding land into the science and physical education curriculum? Also the area has some native grasslands which are important for raptor foraging. This habitat type is very limited in the HMP.

168 Estimated minimum points

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- ★ Major Population and/or Critical Location
- Other

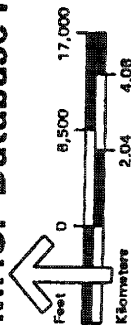
Natural Habitats

Generalized Subarea Plan Boundary

Major Roads

Major Streams

Thread-leaved brodiaea MHCP Database Records



San Diego
ASSOCIATION OF
GOVERNMENTS

October 4, 1999

Source: MHCP Species
database, 1999

San Diego
Lagoon

Solana
Beach

San Elija
Lagoon

Encinitas

Beaumont
Lagoon

Carlsbad

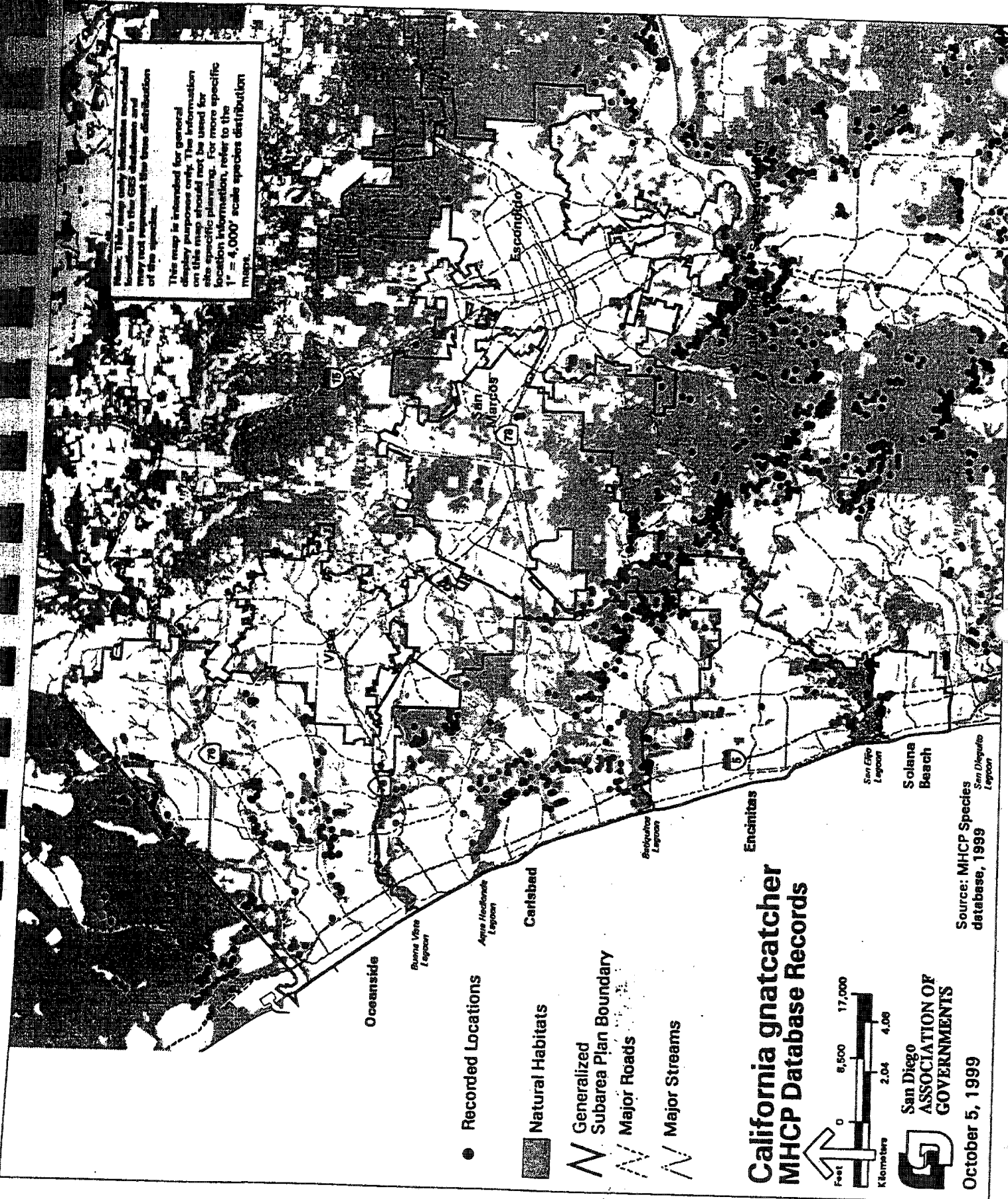
Agua Hedionda
Lagoon

Oceanside

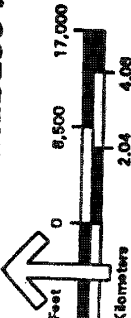
Buena Vista
Lagoon

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California gnatcatcher MHCP Database Records



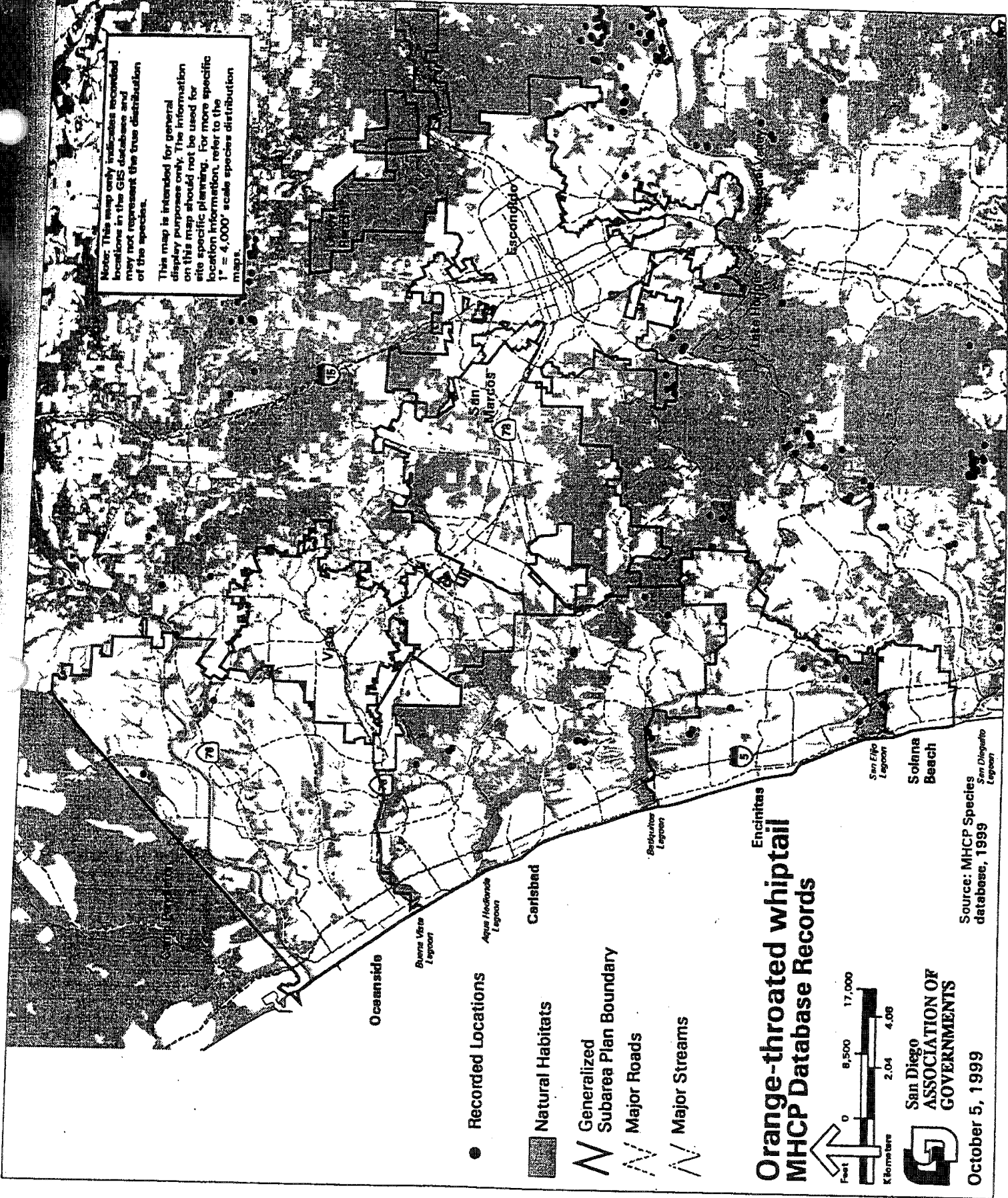
San Diego
ASSOCIATION OF
GOVERNMENTS

Source: MHCP Species
database, 1999

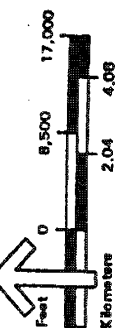
October 5, 1999

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Orange-throated whiptail MHCP Database Records



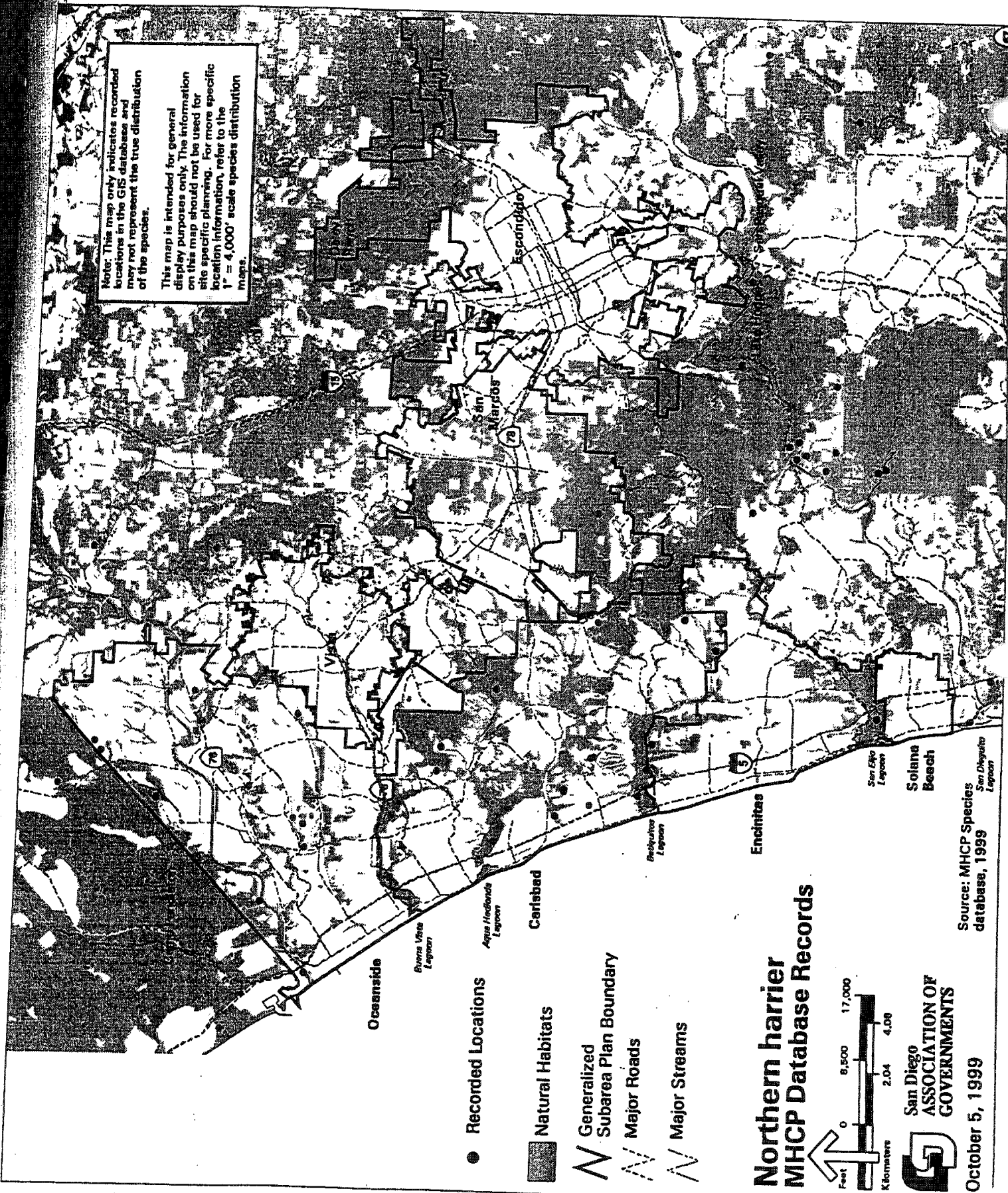
San Diego
ASSOCIATION OF
GOVERNMENTS

Source: MHCP Species
database, 1999

October 5, 1999

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Northern harrier MHCP Database Records

San Diego
ASSOCIATION OF
GOVERNMENTS

Source: MHCP Species
database, 1999

October 5, 1999

This map is intended for general display purposes only. The information on this map should not be used for site specific planning. For more specific location information, refer to the 1" = 4,000' scale species distribution maps.



LUBLINER PROPERTY (TRAIL EASEMENT ONLY)

Total score: 156 points

APN: 209-060-55
Size: 17.22 acres
General Plan: Residential Medium Density (RM) and Open Space (OS)
Zoning: Planned Community (P-C)
LFMZ: 19
Location: North of El Camino Real, east of the existing terminus of College Boulevard.

Property Owner: Bepton Investments Inc.
Correspondence from Bentley Equity, Inc. (copy attached) states that they are preparing development plans with the existing property owner.

Property Background: The site is located within an approved Specific Plan Area (SP 191) which calls for low density residential development. Site is mostly cleared for agriculture.

According to the Citywide Trails Master Plan, a trail linkage traverses the property from north to south. The site is a Standards Area in the HMP Preserve therefore certain preservation standards must be met on-site prior to development of the site.

From: <benteq@adelphia.net>
To: <Mgrim@ci.carlsbad.ca.us>
Date: 01/11/2007 10:42:26 AM
Subject: Open Space Advisory Committee

Mike:

This email is in response to the City's Ad-Hoc Committee's (Open Space & Trails) recent report.

Two of the properties identified in the report for open space or trails acquisition are the subject of development plans that my partners and I are preparing with the property owners; the first is known as the Lubliner property; the second is the RCOA Parcel 4 property. Preliminary Applications for both properties have been processed with City staff.

Since the Committee's report does not specify the scope of any proposed acquisition (i.e. open space or trails), I cannot yet determine to what extent the proposed trails or open space might conflict with our intended land use and development. In any event, we trust the City will be considerate of our rights and interests as it proceeds with this Open Space & Trails program and we look forward to working with staff to achieve our mutual goals.

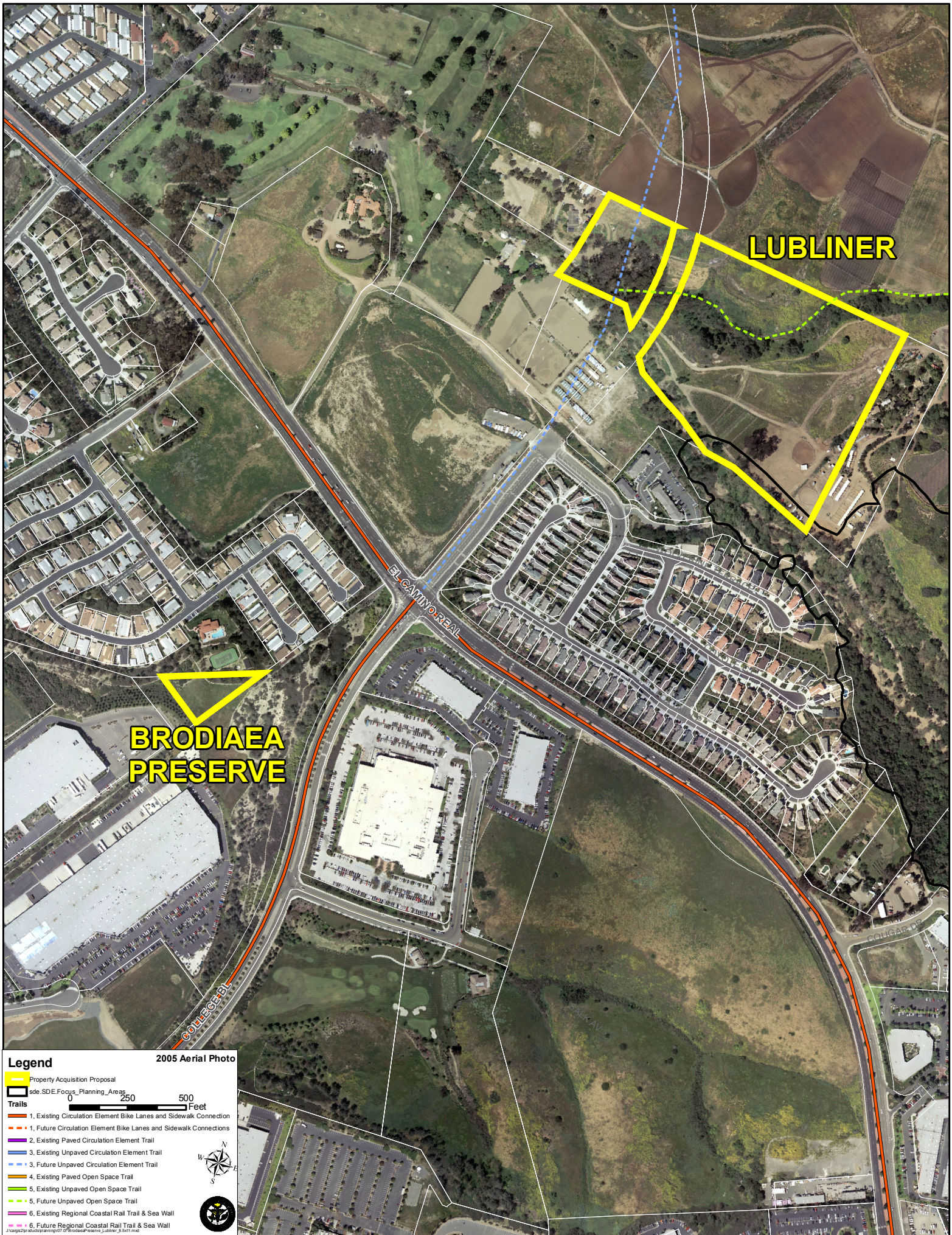
If you require any additional information about these properties in the mean time, please don't hesitate to contact me, or our lead consultant, Bob Ladwig.

Thank you,

David M. Bentley, President

Bentley Equity, Inc.

CC: <bkenn@ci.carlsbad.ca.us>, <ldg@dwilsoneng.com>, <bara52@roadrunner.com>, <marcwing@cox.net>, <knotax@hpzlaw.com>, <Horjo@aol.com>



Open Space Nomination - Preserve Calavera # 8

Parcel Name: Lubliner

Location: So of Cantarini. North of El Camino Real , east of Rancho Carlsbad. Note : Intersected by proposed College Road extension.

Parcel Number: 20906055

Acreage: 22.28 acres

Note: request is for missing trail linkage segment only, not entire parcel.

Submitted by: Preserve Calavera

5020 Nighthawk

Oceanside, CA

760-724-3887

Description of parcel by Ranking Criteria:

Group A

points

___24___ - The Multiple Habitat Conservation Plan (MHCP) Vol. II Section 4 (copies attached) identifies coastal sage scrub on site which supports the Coastal California Gnatcatcher (*Polioptila californica californica*). The area is also within the federally designated Critical Habitat for this species.

___23___ - This area is part of Core area 5 and provides for a potential secondary linkage between Core Area 5 and 3 and thus enhances the biological function of this linkage for wildlife as well as the designated Citywide Trail.

___22___ - The parcel serves both habitat and trail link purposes.

___21___ - The property would provide for a missing trail linkage identified on the City's Comprehensive Trail Master Plan.

___20___ - The parcel contains Coastal sage scrub, and chaparral habitats.

Group B

___14___ - Parcel meets many of the criteria of the OSCRMP including: preservation of plant & animal life, habitat for wildlife species, links and corridors that enhance the preservation of natural resources. This includes categories 1 a, 1b, 1c, 1f, and 1 g. Parcel is in the Carlsbad Hydrologic Unit Watershed area, as such it serves to enhance/protect the water quality run-off to streams, lagoons and beaches. As a public recreation area there is potential for walking, hiking & biking. This meets categories 3 b, 3c,

and 3d. It also supports category 5 for public health and safety by improving buffers, improving the watershed, and reducing air quality impacts that would result from development. This addresses categories 5a, 5c, and 5e.

___13___ - This parcel is located within the Habitat Management Plan (HMP) Focus Planning Area Core 5, but functionally would enhance Link C.

___12___ - This parcel is located within HMP preserve system Core 5.

Group C

___4___ - Preservation of this parcel would expand scenic vistas. Acquisition would preserve cultural heritage for further study/enjoyment. Enhances and expands native repositories and wildlife corridors. Connects existing outdoor recreation areas to parcel through Carlsbad Trails system.

___3___ This area is part of the Agua Hedionda sub-watershed, and is close to the confluence of several creeks.

156 Estimated Total points